

Minutes of the Housing Authority of the County of Dodge

The Dodge County Housing Authority met Wednesday, February 12, 2020 in the boardroom in the Housing Authority office located at 491 E Center Street Juneau, WI.

The meeting was called to order at 10:30 am by Glenn Stousland, Chairman.

Roll Call: Glenn Stousland, Eugene Wurtz, Mary Reak, Becky Glewen,

Absent: Shirley Kitchen

Also Present: Donna Braun, Executive Director and Jamie Rhodes, Housing Supervisor

Pledge of Allegiance

Verification of proper meeting posting

Motion was made by Eugene Wurtz to approve the agenda. The motion was seconded by Mary Reak. Motion carried.

Motion was made by Eugene Wurtz and seconded by Mary Reak to dispense the reading of the January 22, 2020 minutes and approve them as presented. Motion carried.

Public Forum-

Communications- WHEDA letter regarding Oak Grove Phase 1 2019 file review shows no violations.

A motion was made by Becky Glewen and seconded by Mary Reak to table the financial report. Motion carried.

Bills for Dodge 1, 6, OGLLC, HA and HUD were presented. Board reviewed D1 check number 6988. Action Moving fee for emptying an apartment. Motion was made Mary Reak and seconded by Eugene Wurtz to approve the bills and pay as due. Motion carried.

Unfinished Business:

Dodge 1, 6 and OGLLC Occupancy Report for period February 2020.

Theresa	12-11	Burnett	12-11	Iron Ridge	8-8	Waupun	48-46
Ashippun	12-12	Lowell	12-12	Juneau	15-14	Oak Gove	24-22
Reeseville	14-14	Hustisford	14-14	Beaver Dam	17-16		

Progress report on Housing Choice Voucher Section 8 Program February 2020: Vouchers – 124 + 1 port out Update is complete. Received notice from HUD we have been selected for a Voucher Management System data validation review. Conducted by HUD Quality Assurance Division to validate VMS. Jan to Dec 2019. Information due to HUD 2/24/20.

Occupancy report- Reviewed details of occupancy report.

Maintenance report-Horicon Building B water repair, J2 shower install, getting units ready and Beaver Dam Apt 1 Remodel.

Tenant/Program participation report- Reviewed details of Tenant/Program Participation Report.

Management- A133 audit submission conditionally approved. Difference is \$144 between VMS and audit. Sent former tenant complaint summary to NEF. Will follow up with Housing Authority summary. Working on

Housing Profile, update to management plan, OGLLC year end, D1 and D6 Budgets. Donna will speak to UW Madison Real Estate Development classes.

OGLLC Phase 2 Update: Weekly Due Diligence investor calls. City Meeting lift station approved at 1/27 meeting. City Council approved 1/28. Meetings/phone calls with architect, builder, Dimension Development, NEF, WHEDA, Construction lender, RD, ETC. Discussed closing schedule, timeline and staging.

Old Business:

- A. A motion was made by Mary Reak to table the Dodge 1 2020/2021 budget. The motion was seconded by Becky Glewen. Motion Carried.

New Business:

- A. A motion was made by Becky Glewen to approve the Consent of Commissioners related to OGLLC Phase 2 as presented. The motion was seconded Mary Reak. Motion carried.
- B. A motion was made by Mary Reak to approve the updated Management Plan for D1 and D6 as presented. The motion was seconded by Eugene Wurtz. Motion Carried.
- C. Board reviewed the A133 3/31/2019 Audit.

Announcements: Next meeting dates: 3/4/2020, 3/25/2020

A motion was made by Becky Glewen to adjourn. The motion was seconded by Eugene Wurtz. Motion carried.

Meeting adjourned at 11:18 a.m.

Glenn Stousland, Chairperson

Donna Braun, Executive Director